



Connells

Nuthurst Drive
Cannock



Ground Floor

Hallway

Having a double glazed front entrance door, radiator, ceiling light point, doors to lounge and stairs to first floor

Lounge

Having a double glazed window to the front aspect, feature media wall with inset electric fireplace, radiator, ceiling light point, laminate flooring and doors French doors to the open plan living area and kitchen

Open Plan Living

Living Area

Having double glazed patio doors to the rear garden, storage cupboard radiator, ceiling spotlights, laminate flooring and being open plan to the kitchen

Kitchen / Diner Area

Being a fitted kitchen with a range of wall, base and drawer units with granite work surfaces over and having an inset bowl sink with drainer, integrated fridge, dishwasher and electric oven with 4 point induction hob and extractor hood over, ceiling spotlights, laminate flooring and doors to utility, guest WC and office

Utility

Having fitted work top space with plumbing for the washing machine and tumble dryer, space for appliances, radiator, tiled flooring and a double glazed window to the rear aspect

Guest W.C

Having a double glazed window to the rear aspect, WC, wash hand basin, heated towel rail, ceiling light point and tiled flooring

Playroom/Office

A versatile space currently being used as a playroom and having a ceiling light point, laminate flooring and door to garage

First Floor

Landing

Having carpeted flooring, ceiling light point, loft hatch and doors to bedrooms and bathroom

Bedroom 1

Having a double glazed window to the front aspect, radiator, ceiling light point and carpeted flooring

Bedroom 2

Having a double glazed window to the rear aspect, radiator, ceiling light point and carpeted flooring

Bedroom 3

Having a double glazed window to the front aspect, radiator, ceiling light point and carpeted flooring

Bathroom

Having a double glazed window to the rear aspect, vanity wash hand basin and WC, walk in shower cubicle, tiled walls, ceiling spotlights, heated towel rail and tiled flooring

Outside

Front

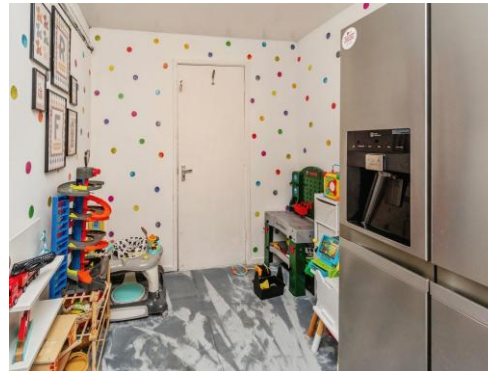
Having a pressed crete driveway suitable for multiple vehicles, storm porch and access to garage

Rear

Having a paved patio area, artificial lawn and raised seating area

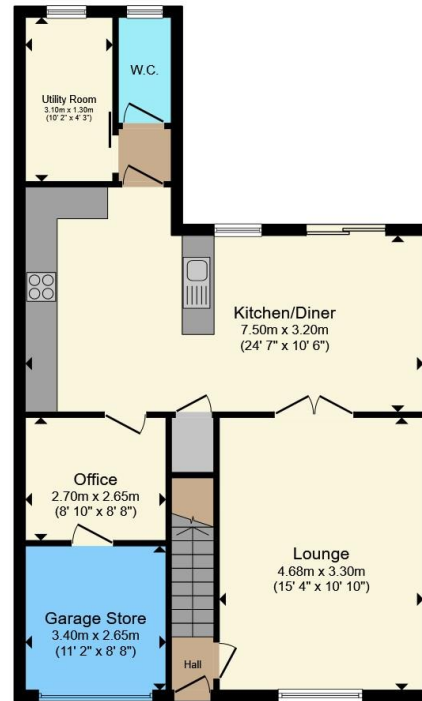
Garage

Having an electric roller door, internal access, power and lighting

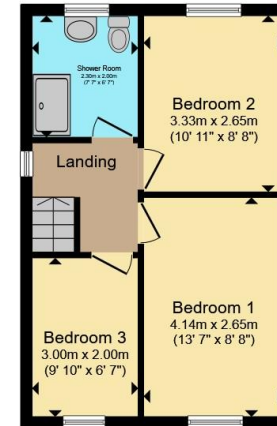








Ground Floor



First Floor

Total floor area 111.6 m² (1,201 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

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